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THE ANDHRA PRADESH GAZETTE

PART-I EXTRAORDINARY
PUBLISHED BY AUTHORITY

No. 56]

HYDERABAD, FRIDAY, JANUARY 30, 2009.

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

(H1)

DRAFT VARIATION TO THE TOWN PLANNING, CHIRALA MUNICIPALITY – CERTAIN VARIATION IN THE MASTER PLAN FOR CHANGE OF LAND USE OF THE LAND FROM PUBLIC AND SEMI PUBLIC USE ZONE TO RESIDENTIAL USE IN CHIRALA.

[Memo. No. 8902/H1/2008-3, Municipal Administration & Urban Development, 27th January, 2009.]

The following draft variation to the Chirala General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.177 MA., dated 7.5.2003, is proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) thereof.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect there to before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-22.

DRAFT VARIATION

The site in T.S.Nos.376 and 472 of Chirala to an extent of 1716 Sq.Mtrs., the boundaries of which are as shown in the schedule below and which is earmarked for Public and Semi Public use zone in the General Town Planning Scheme (Master Plan) of Chirala Town sanctioned in G.O.Ms.No. 177 MA., dated 7.5.2003 is now proposed to be designated for Residential use by variation of change of land use as marked “ABC&D” as shown in the revised part proposed land use map GTP No.03/2008/G, which is available in Municipal Office, Chirala Town, **subject to the following conditions: namely:-**

1. The applicant shall pay development/conversion charges as per G.O.Ms.No.158 MA., dated 22.3.1996 to the Chirala Municipality before issue of confirmation orders.

2. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
8. The applicant shall obtain prior approval from the competent authority for any development in the proposed site.
9. The applicant shall pay 14% of proportionate open space cost to the Chirala Municipality and betterment charges as fixed by the local body.

SCHEDULE OF BOUNDARIES

- North** : 30 feet wide private passage.
- East** : College site.
- South** : 30 feet wide Municipal C.C.Road.
- West** : Existing Thurupu Donka Road.

DRAFT VARIATION TO THE TOWN PLANNING, RAJAHMUNDRY MUNICIPAL CORPORATION, CERTAIN VARIATION IN THE MASTER PLAN FOR CHANGE OF LAND USE OF THE LAND FROM PUBLIC OPEN SPACE (PARK) USE TO RESIDENTIAL USE IN SAMBHU NAGAR OF RAJAHMUNDRY.

[Memo. No. 19167/H1/2008-1, Municipal Administration & Urban Development, 27th January, 2009.]

The following draft variation to the Rajahmundry General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No. 465 MA., dated 28.10.1975, is proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) thereof.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect there to before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-22.

DRAFT VARIATION

The site in S.No.552/1, D.No.2-58-2, Sambhu Nagar of Rajahmundry to an extent of 1026.56 Sq.Mtrs., the boundaries of which are as shown in the schedule below and which is earmarked for Public Open Space (Park) use in the General Town Planning Scheme (Master Plan) of Rajahmundry Town sanctioned in G.O.Ms.No. 465 MA., dated 28.10.1975, is now proposed to be designated for Residential use by variation of change of land use as marked "A" as shown in the revised part proposed land use map GTP No.36/2008/R, which is available in Municipal Office, Rajahmundry Town, **subject to the following conditions: namely:-**

G. 1217.

1. The applicant shall pay development / conversion charges as per G.O.Ms.No.158 MA., dated 22.3.1996 to the Rajahmundry Municipal Corporation before issue of confirmation orders.
2. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
8. The applicant shall hand over the site affected portion on northern side 49.08 Sq.Mtrs., to widen the existing 10.82 Mtrs., to 10.52 Mtrs. wide road to 40 feet wide i.e., 12.20 M wide as per Master Plan to the Rajahmundry Municipal Corporation at free of cost through registered gift deed.
9. The applicant shall take prior approval from the competent authority before taking developmental activity.
10. The applicant shall pay 14% open space cost to the Municipal Corporation, Rajahmundry or as per the policy for change of land use in such cases which is under active consideration of the Government.

SCHEDULE OF BOUNDARIES

- North :** Existing 10.82 Mtrs., to 10.52 Mtrs., wide road to be widened to 40 feet wide as per Master Plan.
- East :** Site belongs to Bethal Grace School.
- South :** Site belongs to Bethal Grace School.
- West :** Plot Nos.64 & 65 of approved L.P.No.15/1991.

DRAFT VARIATION TO THE TOWN PLANNING, TANDUR MUNICIPALITY, CERTAIN VARIATION IN THE MASTER PLAN FOR CHANGE OF LAND USE OF THE LAND FROM INDUSTRIAL USE ZONE TO RESIDENTIAL USE IN MALREDDYPALLY VILLAGE, CHINCHOLI ROAD, TANDUR.

[Memo. No. 13622/H1/2008-2, Municipal Administration & Urban Development, 27th January, 2009.]

The following draft variation to the Tandur General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.482 MA., dated 19.9.2000, is proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) thereof.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect there to before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-22.

DRAFT VARIATION

The site in S.No.109/Part of Malreddypally Village, Chincholi Road, Tandur to an extent of Ac.2-05 Guntas, the boundaries of which are as shown in the schedule below and which is earmarked for Industrial use zone in the General Town Planning Scheme (Master Plan) of Tandur Town sanctioned in G.O.Ms.No. 482 MA., dated 19.9.2000, is now proposed to be designated for Residential use by variation of change of land use as marked "ABCDE&F" as shown in the revised part proposed land use map GTP No.1/2008/H, which is available in Municipal Office, Tandur Town, **subject to the following conditions: namely:-**

1. The applicant shall pay development / conversion charges as per G.O.Ms.No.158 MA., dated 22.3.1996 to the Tandur Municipality before issue of confirmation orders.
2. That the title and Urban Land Ceiling /Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
8. The applicant shall hand over the site affected portion in road widening on eastern side to an extent of 323 Sq.Yards to the Tandur Municipality at free of cost through registered gift deed due to widening of existing road (Chincholi road) to 100 feet wide as per Master Plan.
9. The Municipal Commissioner, Tandur Municipality shall not entertain any sort of developments in the applicants site which is left as vacant.
10. The applicant shall furnish L.C.C. for the proposed site under reference which is left as vacant.
11. The applicant shall obtain layout and building permission from the competent authority before taking up any development activity.

SCHEDULE OF BOUNDARIES

- North** : S.No.109/Part of owners farm houses.
- East** : Existing road leading from Chincholi to town 100 feet wide road as per Master Plan and owners land with graves.
- South** : Valmiki Nagar and existing houses in S.No. 108.
- West** : Vacant land in S.No.112.

Dr. C.V.S.K.SARMA,
Principal Secretary to Government.